

**Maryland Historical Trust
State Historic Sites Inventory Form**

MARYLAND INVENTORY OF
HISTORIC PROPERTIES

Survey No. B-4334

Magi No.

DOE ☐ yes ☐ no

1. Name (indicate preferred name)

101-103 N. Howard Street

historic

Hupfeldt Optical

and/or common

2. Location

street & number 101-103 N. Howard Street

☐ not for publication

city, town Baltimore

Seventh

vicinity of

congressional district

state Maryland

Baltimore

county

3. Classification

Category

☐ district

☒ building(s)

☐ structure

☐ site

☐ object

Ownership

☐ public

☒ private

☐ both

Public Acquisition

☐ in process

☐ being considered

☒ not applicable

Status

☒ occupied

☐ unoccupied

☐ work in progress

Accessible

☒ yes: restricted

☐ yes: unrestricted

☐ no

Present Use

☐ agriculture

☒ commercial

☐ educational

☐ entertainment

☐ government

☐ industrial

☐ military

☐ museum

☐ park

☐ private residence

☐ religious

☐ scientific

☐ transportation

☐ other:

4. Owner of Property (give names and mailing addresses of all owners)

name Florence O. Maher c/o Ronald Maher

street & number

305 West Chesapeake Avenue, Room 100

city, town

Baltimore

telephone no.:

MD 21204

state and zip code

5. Location of Legal Description

Baltimore City Courthouse

JFC2194

courthouse, registry of deeds, etc.

100 N. Calvert Street, Room 610

liber

street & number

Baltimore

MD folio

city, town

state

6. Representation in Existing Historical Surveys

title

date

☐ federal ☐ state ☐ county ☐ local

pository for survey records

city, town

state

7. Description

Survey No. B-4334

Condition

☐ excellent
☒ good
☐ fair

☐ deteriorated
☐ ruins
☐ unexposed

Check one

☐ unaltered
☒ altered

Check one

☒ original site
☐ moved date of move _____

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

Resource Count: 1

This circa 1830 building has been severely altered. Originally a house or shop-house, it has been converted to commercial usage. The four-bay, flemish bond building has been cut down to two stories with a flat roof. The building sits on the NE corner of N. Howard and W. Fayette streets. The Howard Street frontage is 32'6" and the Fayette Street frontage is 54'4".

The first story along Howard Street was remodelled in the 20th century into a curtain wall facade of irregularly spaced display windows and doors. A pair of glass double doors is slightly off center. The brick walls have been sided with sheets of white enameled metal tiles circa 1950. A fabric awning and metal sign board run across the top of the first story and turn the corner to Fayette Street.

The second story has four evenly spaced 2/2 windows with vertical mutins. The stone splayed jack lintels are original. Metal flashing runs along the edge of the flat roof.

The Fayette Street side is also substantially altered. The flemish bond brick facade is five bays long. The first story is remodelled similarly to that on Howard Street. Large, plate glass windows are set into metal surrounds with white enameled tiles covering the wall surface in the first three bays. The white siding extends almost to the end of the fifth bay. A door with brick splayed jack arches was replaced with a smaller window insert.

The second story windows have stone splayed jack arches in the first and fifth bays and brick splayed jack arches in the second, third and fourth.

8. Significance

Survey No. B-4334

| Period | Areas of Significance—Check and justify below | | | |
|---|--|---|---|--|
| <input type="checkbox"/> prehistoric | <input type="checkbox"/> archeology-prehistoric | <input type="checkbox"/> community planning | <input type="checkbox"/> landscape architecture | <input type="checkbox"/> religion |
| <input type="checkbox"/> 1400-1499 | <input type="checkbox"/> archeology-historic | <input type="checkbox"/> conservation | <input type="checkbox"/> law | <input type="checkbox"/> science |
| <input type="checkbox"/> 1500-1599 | <input type="checkbox"/> agriculture | <input type="checkbox"/> economics | <input type="checkbox"/> literature | <input type="checkbox"/> sculpture |
| <input type="checkbox"/> 1600-1699 | <input checked="" type="checkbox"/> architecture | <input type="checkbox"/> education | <input type="checkbox"/> military | <input type="checkbox"/> social/ |
| <input type="checkbox"/> 1700-1799 | <input type="checkbox"/> art | <input type="checkbox"/> engineering | <input type="checkbox"/> music | <input type="checkbox"/> humanitarian |
| <input checked="" type="checkbox"/> 1800-1899 | <input checked="" type="checkbox"/> commerce | <input type="checkbox"/> exploration/settlement | <input type="checkbox"/> philosophy | <input type="checkbox"/> theater |
| <input checked="" type="checkbox"/> 1900- | <input type="checkbox"/> communications | <input type="checkbox"/> industry | <input type="checkbox"/> politics/government | <input type="checkbox"/> transportation |
| | | <input type="checkbox"/> invention | | <input type="checkbox"/> other (specify) |

Specific dates circa 1830, 1950s Builder/Architect unknown

check: Applicable Criteria: ☐ A ☐ B ☒ C ☐ D
and/or

Applicable Exception: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Level of Significance: ☐ national ☐ state ☒ local

Prepare both a summary paragraph of significance and a general statement of history and support.

The architectural fabric of this circa 1830 dwelling, however severely altered, is an example of early nineteenth-century real estate speculation. The construction of two-bay double houses was a common way of limiting the amount of financial risk to the speculative builder, since the amount of money invested was minimized by the relative smallness of the project. The small amount of space within these houses is also indicative of the status of the laboring class whose means, however modest, permitted them to purchase homes. The presence of dwellings, or possibly combination shop-houses indicates the residential character of the neighborhood in the early nineteenth century.

Due to the dramatic lopping off of the top stories and late 20th-century alterations to the first story, it is not clear when the next period of alterations to this building were made. Architectural historian Richard Longstreth writes that "the gradual abandonment of the shop-house as the dominant form of commercial architecture was due to the ever-increasing demands for trade and professional services along with a corresponding increase in land values, all of which fostered the design of buildings used entirely for commercial purposes."¹ The survival of this building is rare within its neighborhood of second-generation commercial buildings: the three- and four-story two-part commercial blocks.

The circa 1940 commercial storefront of large plate glass windows and white-enameled metal panels is a typical example of the taste for smooth and glassy surfaces.

¹ Longstreth, The Buildings of Main Street, pp. 24,29.

9. Major Bibliographical References

Survey No. B-4334

Richard Longstreth, The Buildings of Main Street: A Guide to American Commercial Architecture (Washington, DC: Preservation Press, 1987).

10. Geographical Data

Acreage of nominated property _____
Baltimore East Quad
Quadrangle name _____

Quadrangle scale _____

UTM References do NOT complete UTM references

A

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Zone Easting Northing

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Zone Easting Northing

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Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

| state | code | county | code |
|-------|------|--------|------|
|-------|------|--------|------|

| state | code | county | code |
|-------|------|--------|------|
|-------|------|--------|------|

11. Form Prepared By

| | | | |
|-----------------|-----------------------|-----------|-----------------|
| name/title | Diane Shaw | | |
| organization | C.H.A.P., Room 1037 | date | August 12, 1991 |
| street & number | 417 E. Fayette Street | telephone | (301) 396-4866 |
| city or town | Baltimore | state | MD |

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
Shaw House
21 State Circle
Annapolis, Maryland 21401
(301) 269-2438

MARYLAND HISTORICAL TRUST
DHCP/DHCD
100 COMMUNITY PLACE
CROWNSVILLE, MD 21032-2023
301-514-7600

COMPREHENSIVE PLAN DATA**HISTORIC CONTEXT:**

Geographic Organization:
Piedmont

Chronological/Developmental Period:
Agricultural-Industrial Transition, 1815-1870
Modern period, 1930-present, alterations

Historic Period Themes:
Architecture
Economics

Resource Type:
Building

Historic Environment:
Urban

Historic Function and Use:
Commercial/Residential

Known Design Source:
None

REVISIONS

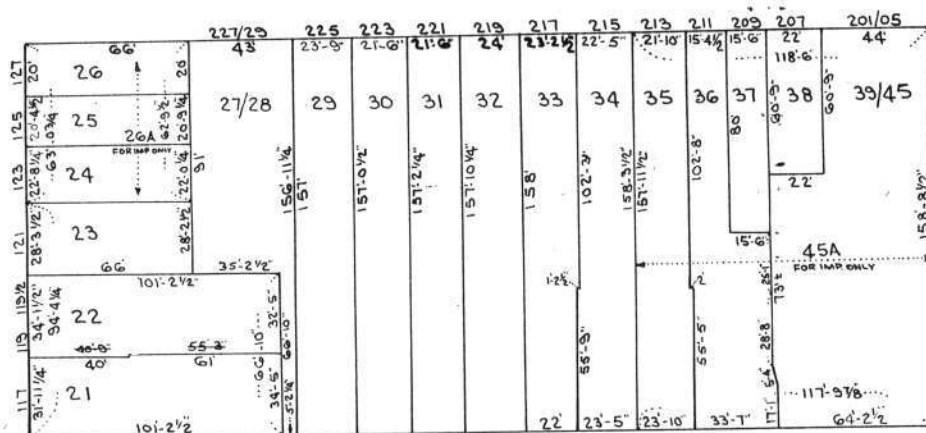
LOTS 4/5, 11/2, 23A, 46/49 & 51 PER DEED, O.O & PLS, C-34-88-222

W. LEXINGTON ST.

ST.

ST.

AVE.

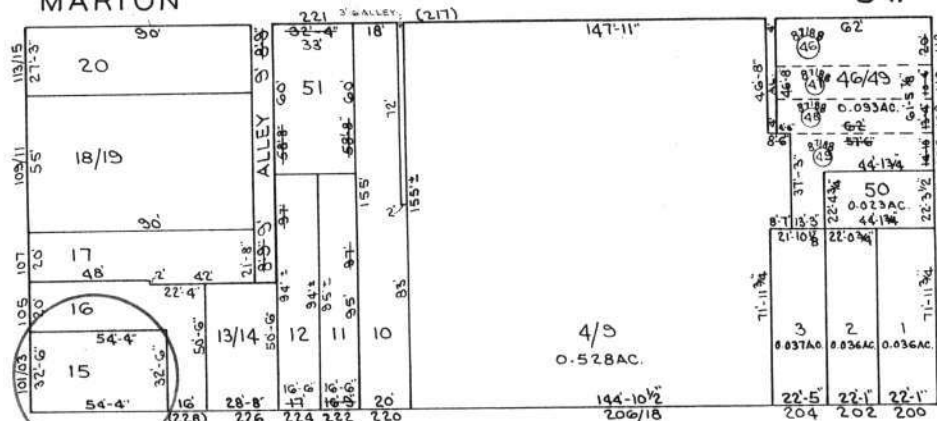


MARION ST.

ST.

N. HOWARD

PARK



W. FAYETTE ST.

ST.

633

NOTICE

THIS IS A REAL PROPERTY PLAT AS PROVIDED FOR UNDER ARTICLE 76(d) OF THE CITY CHARTER IT IS COMPILED FROM TITLE AND OTHER

CITY OF BALTIMORE
DEPARTMENT OF PUBLIC WORKS

PROPERTY LOCATION DIVISION

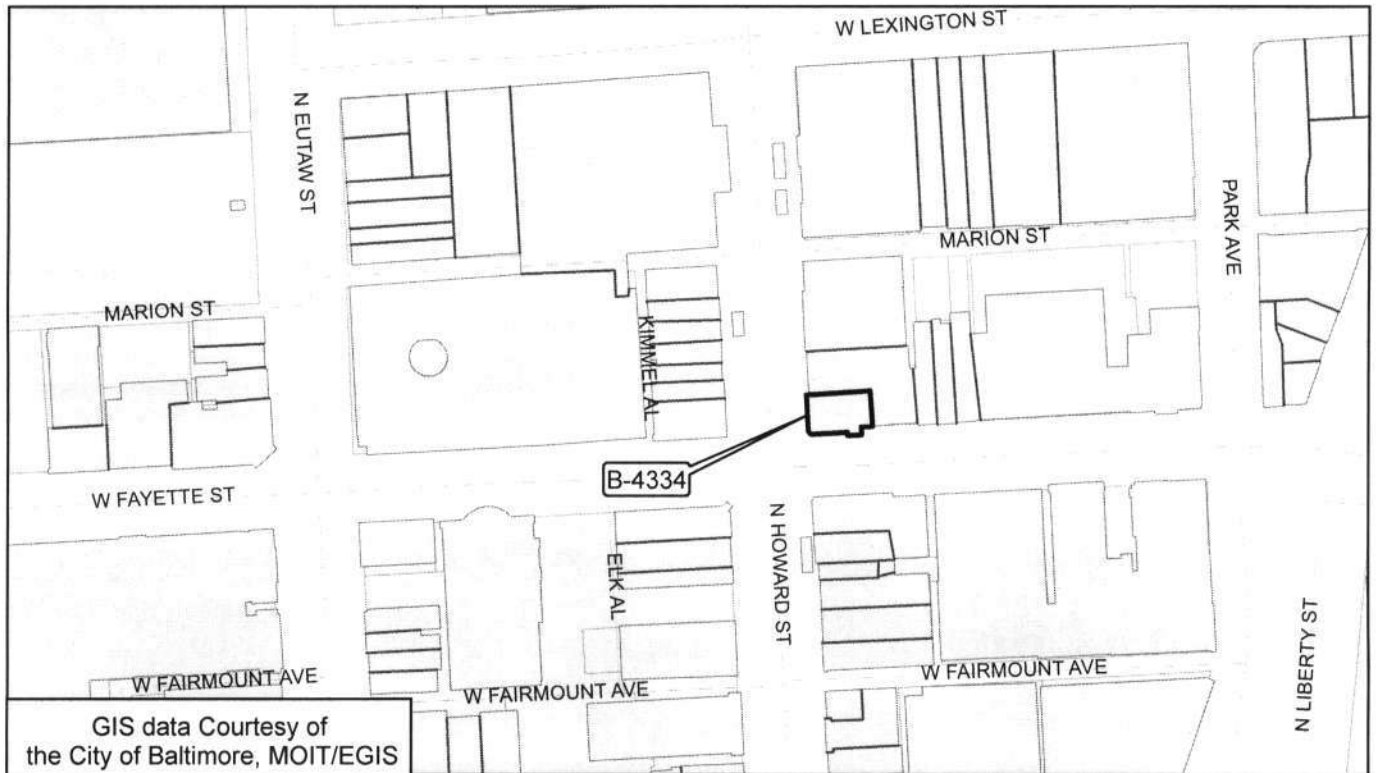
WARD 4 SECTION 10

BLOCK 620

SCALE 1"=50'

DATE DEC. 1987

B-4334
Hupfeldt Optical
101-103 N. Howard Street
Block 0620, Lot 015
Baltimore City
Baltimore East Quad.





B-4334

101-103 N. Howard St.

Baltimore MD

Diane Shaw

8/91

Maryland SHPO

Facade, SW Elevation

1/1